



**City Council
Pre-Agenda/Regular Meeting Agenda
Monday
June 12, 2017 @ 6:00 pm
Trinity City Hall Annex**

Members Present: Mayor, Jesse Hill; **Council members:** Gene Byerly, Jack Carico, Tommy Johnson, Steve Lawing and Don Payne.

Member Absent: None

Others Present: City Manager, Debbie Hinson; City Attorney, Nick Herman; Public Works Director/ Stormwater Administrator, Rich Baker; Planning Director, Marc Allred, Assistant Finance Officer, Lisa Beam; Assistant City Clerk, Annette deRuyter; Office Assistant, Darien Comer and other interested parties.

- **Call to Order; Welcome Guests and Visitors**

Mayor Hill called the Meeting to order at 6:04 pm and welcomed everyone.

- **Pledge of Allegiance and Invocation**

Mayor Hill led the Pledge of Allegiance. The Invocation was given by Council member Payne.

- **Review, amend if needed, and approve Proposed Regular Meeting Agenda**

Mayor Hill called for changes or amendments to the agenda. Hearing none, Mayor Hill called for a motion to approve the agenda.

A motion was made by Council member Carico to approve the agenda as written. The motion was seconded by Council member Johnson and approved unanimously with a vote of 5 ayes and 0 nays.

Regular Meeting Begins Here:

I. Standing Report

Mr. Baker, Public Works Director reviewed the following projects.

A. Turnpike Industrial Park

Mr. Baker advised the Turnpike Project is in final stages. All the pipe has been installed and electrical sheets have been presented. We are waiting on Duke Energy to hook up panels.

B. Younts

Mr. Baker shared with Council that Mr. Younts has decided not to pursue the Younts project at this time.

II. Public Comment Period

Mayor Hill opened the Public Comment Period to anyone who would like to speak on an item not included on the regular agenda.

Sonya Thompson, 5032 Warren Lane: Ms. Thompson expressed her thoughts on a variety of items. Mayor Hill thanked her for coming and wished her the best.

Anderson Thompson, 5032 Warren Lane: Mr. Thompson thanked the Council for listening to Ms. Thompson and expressed his concern for her.

III. Consideration of Consent Agenda: These items are considered routine, non-controversial and are considered and approved by motion, second, and vote.

1. Approval of the Minutes for the May 08, 2017 City Council Meeting Minutes.

Mayor Hill opened this Item and called for approval, changes, or denial.

A motion was made by Council member Payne to approve the minutes as presented. The motion was seconded by Council member Lawing and approved unanimously with a vote of 5 ayes and 0 nays.

IV. Public Hearings

Mayor Hill opened the Public Hearing Section at 6:20 pm.

2. Review and Adopt Proposed Annual 2017-2018 Budget

Mayor Hill asked City Manager Hinson to review the proposed Budget for 2017-2018.

See Attachment A

A motion was made by Council member Johnson to approve the 2017-2018 proposed Annual Budget as presented. The motion was seconded by Council member Payne and approved unanimously with a vote of 5 ayes and 0 nays.

3. Fire Inspections Report to date for year ending June 2017 and Contract Renewal for 2017-2018 Annual Fire Inspections

Mayor Hill opened the Item and called on Mr. Brian Causey to brief Council on Fire Inspections.

Mr. Causey reported there are 180 inspected businesses and or buildings in Trinity City limits. Mr. Causey advised all reports done by Guil-Rand Fire Department are now done annually. As of today's date, the fire department has completed 184 routine inspections. These numbers do not reflect plan reviews for new construction.

School inspections are preformed twice a year, per code. Currently there are four school inspections which account for a total of eight inspections a year. There is also a pre-school program that requires an inspection.

After the presentation by Mr. Brian Causey, Mayor Hill called for a motion to approve the 2017-2018 Annual Fire Inspection Contract.

A motion was made by Council member Carico to approve the Fire Contract for the 2017-2018 fiscal year. The motion was seconded by Council member Lawing and approved unanimously with a vote of 5 ayes and 0 nays.

4. Proposed Variance for Jonathan Collins property located at Dogwood Heights Lane Pin # 7707875431

Mayor Hill opened this Item and called Mr. Jonathan Collins.

Mayor Hill advised those that were speaking on this issue need to be sworn in prior to speaking. Mr. Jonathan Collins and Ms. Rebecca Collins Stacco were sworn in by Assistant City Clerk deRuyter.

Mr. Collins addressed Council and said that he was here seeking a variance on this parcel. He informed Council that this property was originally purchased separately by his mother and father. After his father passed his mother combined the parcel into one and was told at that time the property could be split back to individual parcels later if needed. My sister and I now have an opportunity to sell and would like to be able to build two homes on this parcel. However, I am aware this falls short of City requirements of 20,000 sq. ft.

Ms. Rebecca Collins Stacco discussed the 10 other properties located that are under this ranging from 13,068 sq. ft. and up. The advantage would be that two homes could be built in the subdivision which would bring more revenue for the city.

V. New Business

5. Budget Amendment

Manager Hinson reviewed the Budget Amendment required to record the transfer for funds from the Sewer Sales Tax Reserves to the Turnpike Industrial Park Sewer Project for expected expenditures that are projected to be made by June 30, 2017.

A motion was made by Council member Johnson to approve the Capital Project Amendment number 4 for the Turnpike Industrial Park Sewer Project. The motion was seconded by Council member Payne and approved unanimously with a vote of 5 ayes and 0 nays.

6. Determining when the City should take ownership of new subdivision streets.

Mr. Baker briefed Council on when should the City take ownership of Subdivision streets. He informed them that the Infrastructure Board voted unanimously to accept new subdivision streets upon recordation of final plat per phase.

This item is being presented to Council for consideration because currently the City Ordinance does not define when the City will assume maintenance for new subdivision streets.

Mr. Baker relayed to Council that he agreed with the recommendation of the Infrastructure Board and asked the Council for their consideration to accept new subdivision streets upon recordation of final plat per phase. This will allow Powell Bill monies to be expanded as needed and allow the City to have better control over the maintenance of the infrastructure of the streets at the time of acceptance.

A motion was made by Council member Johnson to accept the new subdivision streets upon recordation of final engineering plat per phase. The motion was seconded by Council member Payne and approved unanimously with a vote of 5 ayes and 0 nays.

7. Code Enforcement Report and Permits Report

Mr. Allred reviewed the Code Enforcement and Permit Report.

- 15 cases have been opened and 11 cases have been closed.
- 4 permits were issued in May for a total of 16 for the year.

8. Closed Session pursuant to NCGS 143.318.11 (a) (4)

Mayor Hill opened this Item and called for a motion to go into Closed Session.

A motion was made by Council member Carico to go into Closed Session. The motion was seconded by Council member Johnson and approved with a vote of 5 ayes and 0 nays at 7:37 pm.

Upon returning from Closed Session, Mayor Hill informed those present that no decision was made in Closed Session. He then called for a motion to go back into Open Session.

A motion was made by Council Payne to go back to Open Session. The motion was seconded by Council member Johnson and approved with a vote of 5 ayes and 0 nays.

VI. Business from City Manager and Staff

Manager Hinson discussed the July Council meeting and after discussion ***a motion was made by Council member Johnson to cancel the July Council meeting. The motion was seconded by Council member Carico and approved with a vote of 5 ayes and 0 nays.***

Assistant City Clerk deRuyter shared the Jacob Carroll pick-up scheduled for June 16, 2017 with Council members and asked for volunteers.

VII. Business from Mayor and Council

Council member Carico stated for the record.

“I hate that all the people have left. I do not want them to think I am against growth in the City, but I don’t care if you have 5000 sq. ft. and 15000 sq. ft. beside that is no good and together it makes 20000 sq. ft. We cannot add to that, I am not against growth even if we have sewer does not make it right, it’s wrong just wrong.”

VIII. Adjournment

With no other business to discuss, ***a motion was made by Council member Johnson to adjourn the June 12, 2017 meeting at 7:58 pm. The motion was seconded by Council member Carico and approved unanimously with a vote of 5 ayes and 0 nays.***